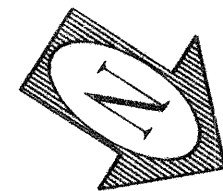
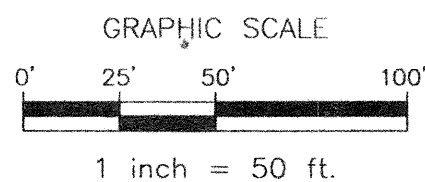


LOCATION MAP

N.T.S.

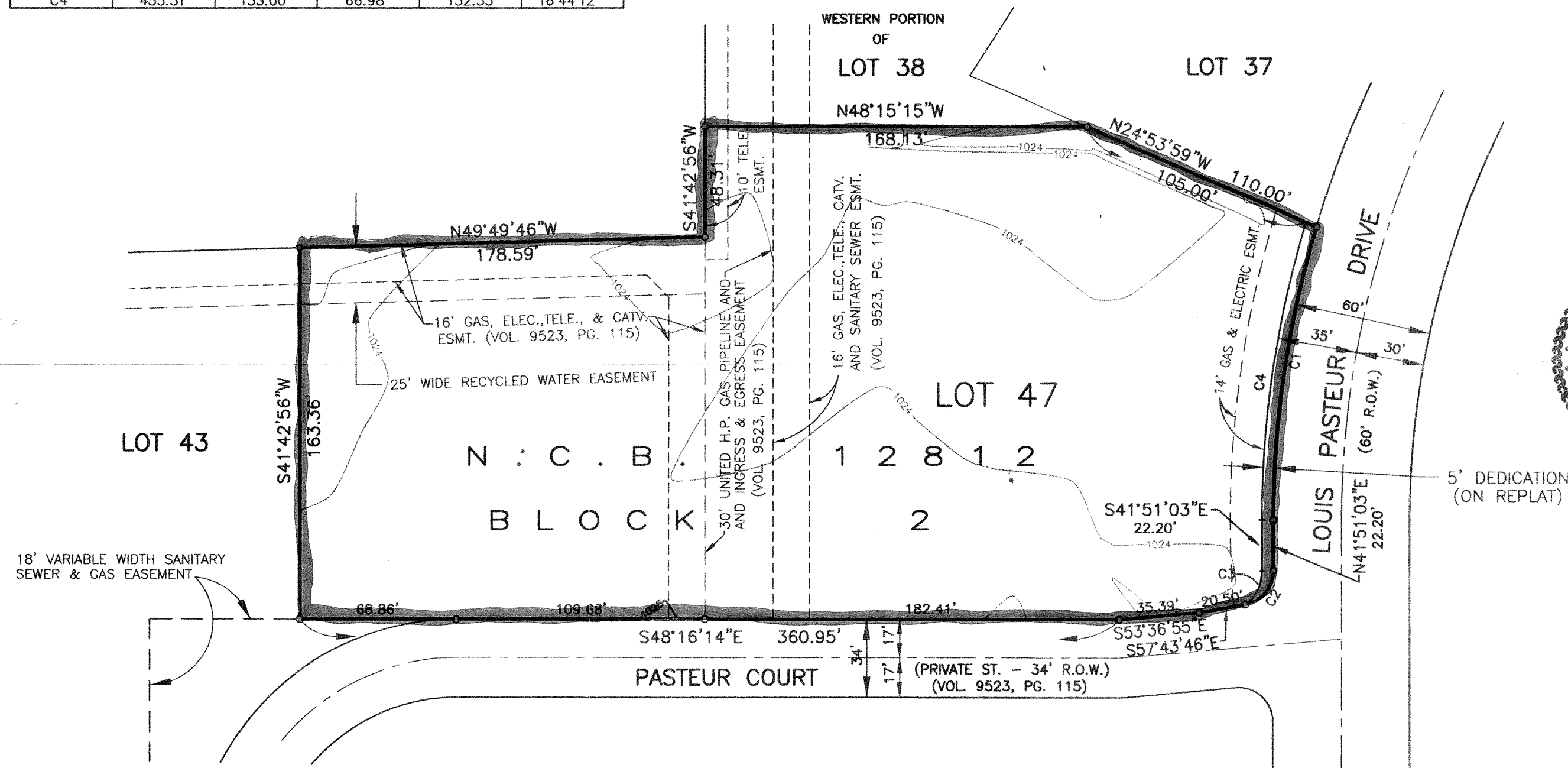


SCALE: 1" = 50'



CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	DELTA
C1	450.31'	130.95'	65.94'	130.49'	16°39'43"
C2	15.00'	20.89'	12.54'	19.24'	79°47'46"
C3	17.00'	17.19'	9.41'	16.47'	57°56'10"
C4	455.31'	133.00'	66.98'	132.53'	16°44'12"



CALLE & Associates, Inc.

ENGINEER:

Consulting Engineers

2702 N. Loop 1604 E., Suite 102
San Antonio, TX 78232
210/340-4711
Fax: 210/340-0736

SURVEYOR:

BOUNDARY SURVEY PREPARED BY:
OVERBY DESCAMPS ENGINEERS, INC.
11815 WARFIELD
SAN ANTONIO, TEXAS 78216
PH. 828-3520

NOTES

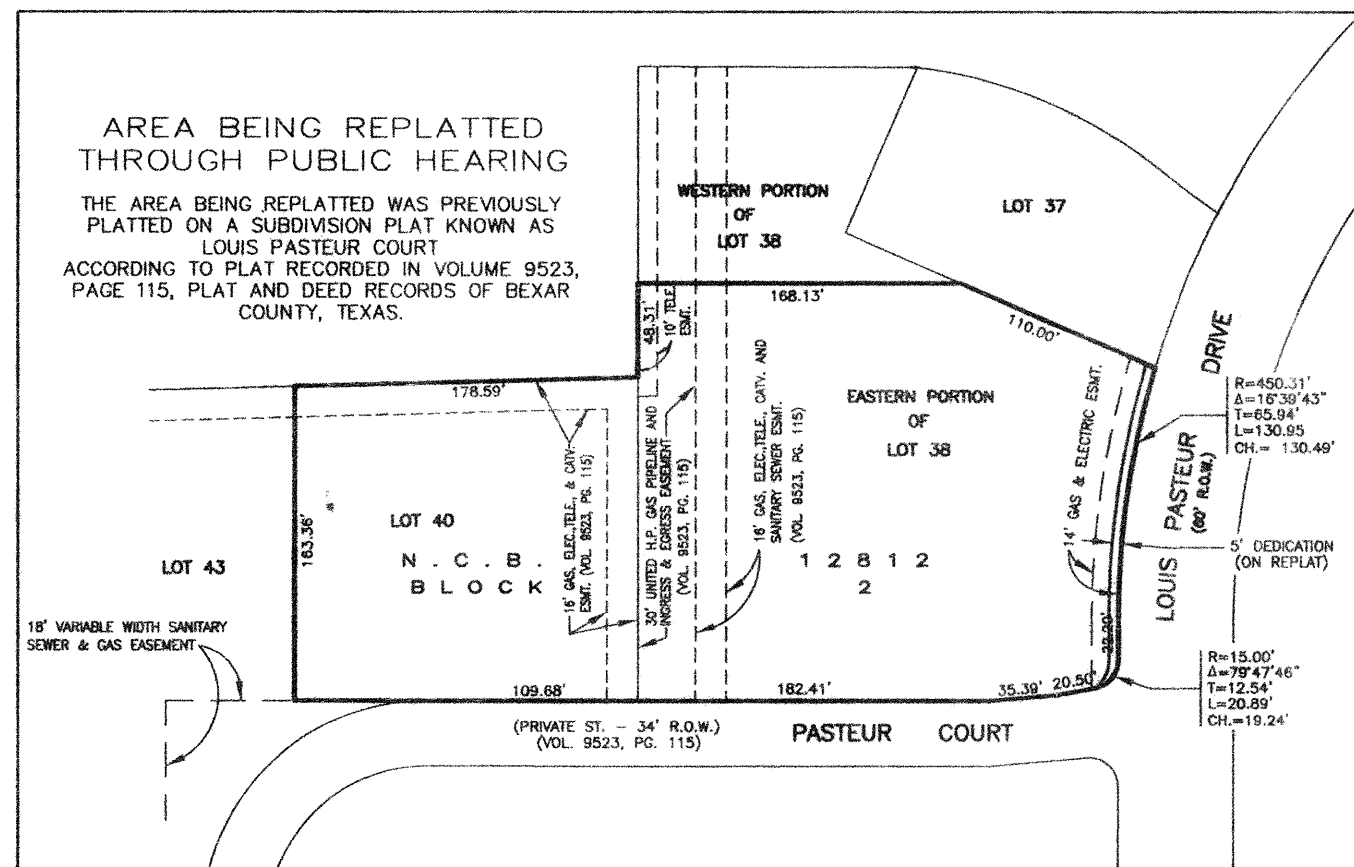
- COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(1993), US SURVEY FEET, FROM NGS STATION SAN ANTONIO RRP, PID AY2157, (Y)N 13726385.18, (X)E 2103179.12.
- BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE NAD83(1993).
- ALL CORNERS ARE FOUND 1/2" IRON PINS, UNLESS NOTED OTHERWISE.
- DEED REFERENCE : VOL. 8371, PG. 347 R.P.R.

WASTEWATER EDU NOTE

THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT.

AREA BEING REPLATTED THROUGH PUBLIC HEARING

THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED ON A SUBDIVISION PLAT KNOWN AS LOUIS PASTEUR COURT ACCORDING TO PLAT RECORDED IN VOLUME 9523, PAGE 115, PLAT AND DEED RECORDS OF BEXAR COUNTY, TEXAS.



PLAT I.D. NUMBER

OWNER:

STATE OF TEXAS

COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER,

DULY AUTHORIZED AGENT

STATE OF TEXAS

COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS ____ DAY OF _____ A.D. ____.

NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS

COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT; AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.



LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS

COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

REGISTERED PROFESSIONAL LAND SURVEYOR

REPLAT ESTABLISHING
PASTEUR OAKS SUBDIVISION

LOT 47, BLOCK 2, NEW CITY BLOCK 12812
SAN ANTONIO, BEXAR COUNTY, TEXAS.

THIS PLAT OF _____ PASTEUR OAKS SUBDIVISION HAS BEEN SUBMITTED TO THE CITY OF SAN ANTONIO, TEXAS, AND HAVING BEEN REVIEWED BY THE DIRECTOR OF DEVELOPMENT SERVICES IS HEREBY APPROVED IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS AS INDICATED BELOW.

DATED THIS _____ DAY OF _____, A.D. 20 ____.

BY: _____
DIRECTOR OF DEVELOPMENT SERVICES

STATE OF TEXAS

COUNTY OF BEXAR

I, _____ COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE

ON THE _____ DAY OF _____ A.D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____

A.D. _____ AT _____ M. IN THE RECORDS OF _____ OF SAID COUNTY IN BOOK VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____ A.D. _____

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____ DEPUTY

VRP#04-10-014



City of San Antonio
New
Vested Rights Permit
APPLICATION

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR
03 OCT 21 AM 8:31

Permit File: # 04-10014
Assigned by city staff

Date: _____

1. All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.
2. Please complete this application and attach 2 maps of the property and 2 sets of all supporting documents.

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

Owner/Agent: Pasteur Oaks Properties, LP Phone: 614-6391 Fax: 614-0052

Address: 7711 Louis Pasteur, Suite 708 S. A. TX Zip code: 78229

Engineer/Surveyor: Calle & Associates, Inc. Phone: 340-4711 Fax: 340-0736

Address: 2702 N Loop 1604 E, #102 San Antonio, TX Zip code: 78232

1. Name of Project: Alamo Heart Associates, New Medical Office Building

2. Site location or address of Project: 7702 Louis Pasteur
Lots 38 and 40, Block 2, N.C.B. 12812

3. Council District 8 ETJ Over Edward's Aquifer Recharge? () yes (X) no

4. What is the specific purpose of this Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application.
Medical Office Building

5. What is the date the applicant claims rights vested for this Project? May 8, 1991

6. What, if any, construction or related actions have taken place on the property since that date?
The property is vacate

7. By what means does the applicant claim rights vested for this Project? Please specify all that may be applicable.

• **PERMIT**

Type of Permit: _____ Date of Application: _____
 Permit Number: _____ Date issued: _____
 Expiration Date: _____ Acreage: _____

• **MASTER DEVELOPMENT PLAN (MDP)** (Formerly POADP)*
 accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: _____ # _____
 Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: Louis Pasteur Court Planned Unit Development # 91.003
 Date accepted: April 29, 1991

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____
 Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: Louis Pasteur Court PUD Plat # 910088 Acreage: _____ Approval
 Date: 5/8/91 Plat recording Date: 7/19/91 Expiration Date: _____ Vol./Pg. 9523/114 & 115

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

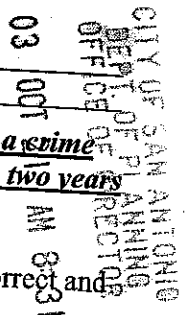
• **Other**

NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

Print name: STEVEN E. DANIELSKO Signature: [Signature] Date: 10/17/03

Sworn to and subscribed before me by STEVEN E. DANIELSKO on this 17TH day of OCTOBER in the year 2003, to certify which witness my hand and seal of office.





City of San Antonio

Vested Rights Permit APPLICATION

Permit File: # 04-10-014

RECOMMENDATION OF THE CITY ATTORNEY'S OFFICE

CONFIDENTIAL ATTORNEY-CLIENT COMMUNICATION

*Not Subject To Disclosure
Under Any Open Records or Public Disclosure Law*

The City Attorney's Office recommends the Director of Planning decide this application in the following manner:

☒ **Approved**

☐ **Disapproved**

Reviewed By: _____

[Signature]
Assistant City Attorney

Date: 11-4-03

Comments: _____

As of 5-8-91

LETTER OF TRANSMITTAL

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR

03 OCT 21 AM 8:31

DATE: October 17, 2003

TO: Michael O. Herrera, Planner II
City of San Antonio
1901 S. Alamo, 2nd Floor
San Antonio, TX 78205

FROM: Calle & Associates, Inc.
2702 N Loop 1604 E, Suite 102
San Antonio, Texas 78232
340.4711 Fax 340.0736

CALLE & Associates, Inc.

PROJECT: Pasteur Oaks Subdivision

We are sending you:

Quantity	Description	Remarks
1	Vested Rights Application	Pasteur Oaks Properties, LP

These are Transmitted:

- ☐ For Your Review ☒ For Your Use ☒ As You Requested
☐ For Your Comment ☐ Returned for Corrections

REMARKS:

Michael - Please find an application for Vested Rights on the site. Please review this application and let me know if there are any questions or comments. Thank you!

By: Jim Calle, P.E.

~~10-17-03~~
VRN 04-10-014

CITY OF SAN ANTONIO

Check Number: 11626 011626
Check Date: Oct 17, 2003

Check Amount: \$160.00

Item to be Paid - Description

Discount Taken

Amount Paid

VESTED RIGHTS PERMIT

160.00

PASTEUR OAKS PROP LP

VRP 09-10-014

ALAMO HEART ASSOCIATES, P.A.

PH. 614-6391

7711 LOUIS PASTEUR DR., SUITE 708
SAN ANTONIO, TX 78229

FROST NATIONAL BANK
SAN ANTONIO, TX 78296

30-9/1140
20

011626

Oct. 17, 2003

*****\$160.00

Memo:

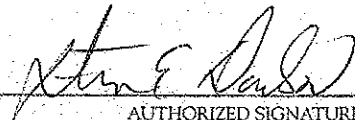
DATE

AMOUNT

One Hundred Sixty and 00/100 Dollars

PAY
TO THE
ORDER
OF:

CITY OF SAN ANTONIO
PLANNING DEPT
SAN ANTONIO, TX



AUTHORIZED SIGNATURE

⑈011626⑈ ⑆114000093⑆ 200116785⑈